



City of Carmel

Carmel Board of Zoning Appeals

Hearing Officer

Monday, April 23, 2007

Time: 5:30 p.m.
Place: Carmel City Hall Caucus Room (Second Floor)
One Civic Square
Carmel, IN 46032

Hearing Officer: Mr. Kent Broach

AGENDA:

- A. Call to Order (5:30 p.m.)
- B. Pledge of Allegiance
- C. Reports, Announcements, Legal Counsel Report and Staff Concerns
- D. Public Hearing

1-3d. Cherry Creek Estates, Sec 1A, lots 1-3

The applicant seeks the following development standards variance approvals:

Docket No. 07040001 V Chapter 25.16.12 time limit for model home (lot 1)

Docket No. 07040002 V Chapter 25.16.12 time limit for model home (lot2)

Docket No. 07040003 V Chapter 25.16.12 time limit for model home/sales office (lot3)

The sites are located at 5840-5868 Cherry Creek Blvd. and are zoned S-1/Residence-ROSO.

Filed by Ann Walker Kloc of Pulte Homes of Indiana, LLC.

4d. Little Farms, Lot 4

The applicant seeks the following development standards variance approval:

Docket No. 07030004 V Section 25.1.1.B.3.a.ii.a garage setback on corner lot

The site is located at 1201 E 106th St. and is zoned R-3/Residence within the Home Place

Overlay. Filed by Jim McDaniel & Andrea Hern.

5d. Village of WestClay, Sec 5001, Lot 444

The applicant seeks the following development standards variance approval:

Docket No. 07030028 V PUD 465-04, Section 22.6 fence height

The site is located at 13055 Tradd St. and is zoned PUD/Planned Unit Development.

Filed by Todd Erb of Sundown Gardens.

6d. TABLED: 10555 Hussey Lane - Accessory Building

The applicant seeks the following development standards variance approval:

~~**Docket No. 07030029 V Section 25.01.01.B.1 accessory building height**~~

~~The site is located at 10555 Hussey Ln. and is zoned S-2/Residence.~~

~~Filed by Larry Jones.~~

7d. Monon & Main, Unit 3H

The applicant seeks the following development standards variance approval:

Docket No. 07030030 V PUD Z-462-04, Section 2.13.B 2-car garage requirement

The site is located at 20 Third St NW. and is zoned PUD/Planned Unit Development.

Filed by Todd Rohrbacher.

- E.** Old Business
- F.** New Business
- G.** Adjournment